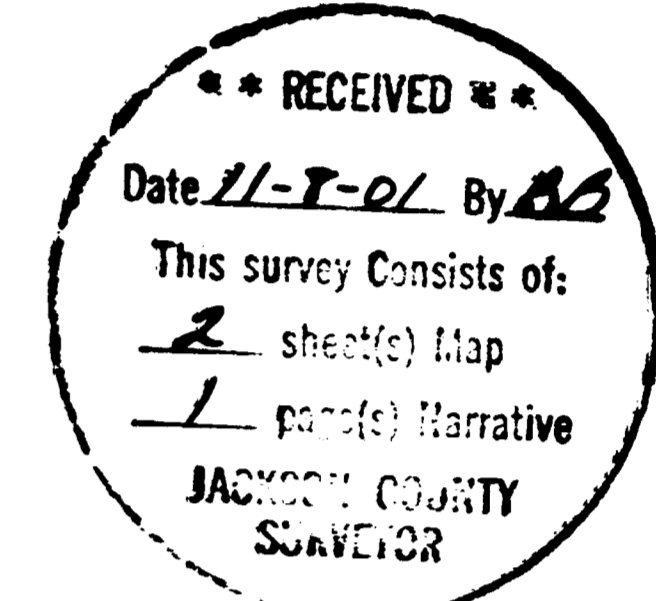


BANDY ESTATES SUBDIVISION

Located in:

A Portion of Lot 2, MIDWAY SUBDIVISIONS
in the N.W. 1/4 of Section 13,
Township 37 South, Range 2 West, W.M.,
City of Medford, Jackson County, Oregon



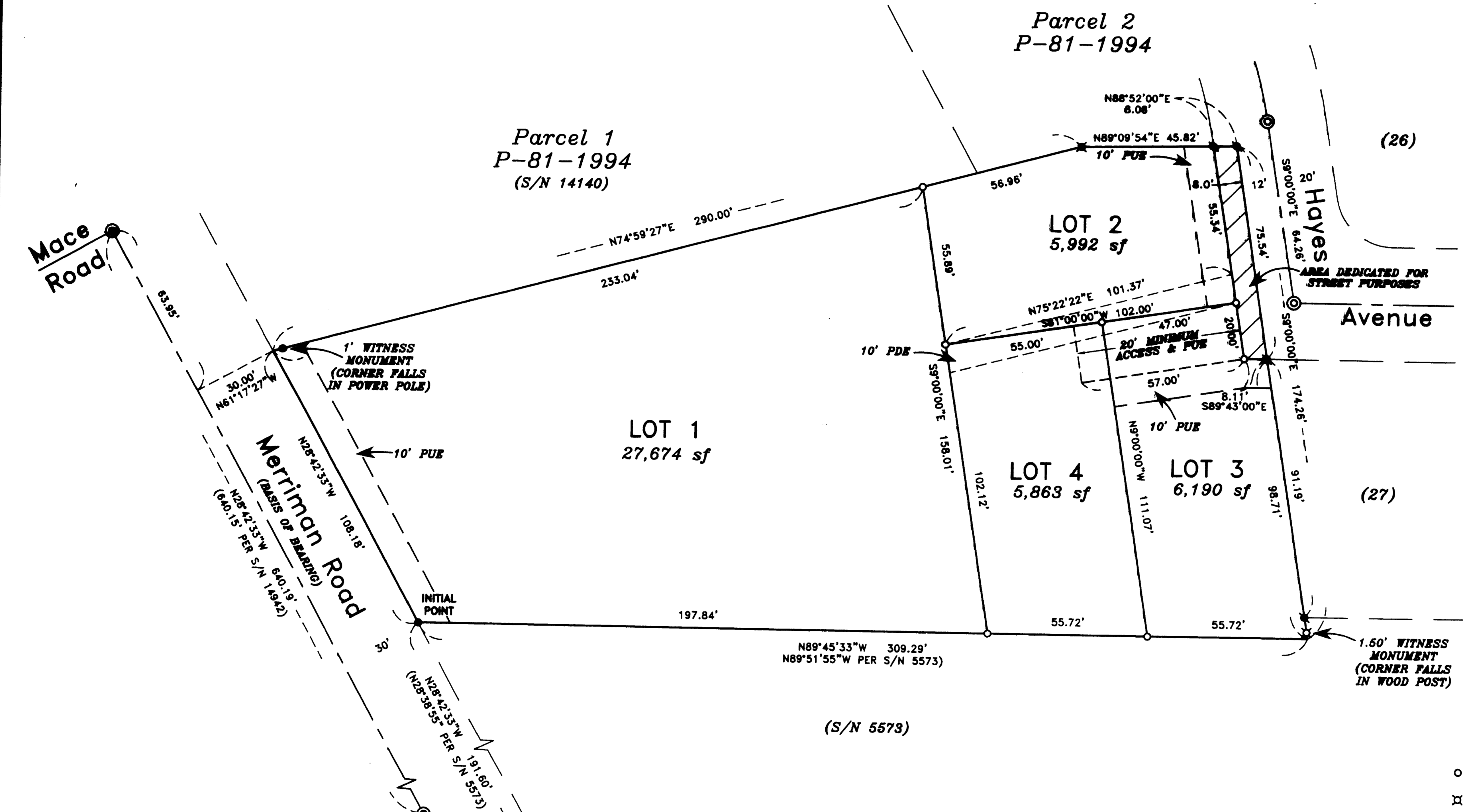
PLEYER SUBDIVISION
(S/N 13788)

HOFFBUHR & ASSOCIATES, INC.
1082 E. JACKSON MEDFORD, OREGON
(541) 778-4841
BY: DAVID M. MINNECI RPLS NO. 2348
SCALE: 1 INCH = 30' JULY 21, 2001
BASIS OF BEARING: SURVEY NUMBER 14140
(CENTERLINE OF MERRIMAN ROAD)

- = SET 5/8" x 24" IRON PIN WITH PLASTIC CAP STAMPED "D. MINNECI LS 2348"
- ⊗ = SET 5/8" x 30" IRON PIN WITH PLASTIC CAP STAMPED "D. MINNECI LS 2348"
- = FOUND 5/8" IRON PIN WITH PLASTIC CAP STAMPED "CITY OF MEDFORD SURVEYOR" PER S/N 14578
- ⊕ = FOUND 5/8" PIN WITH PLASTIC CAP STAMPED "D. MCMAHAN LS 1913" PER S/N 13788.
- ⊗ = FOUND 1" IRON ROD PER S/N 14140.
- ⊙ = FOUND 2 1/2" BRASS CAP STAMPED "CITY OF MEDFORD SURVEYOR" IN MONUMENT CASE.
- ⊙ = FOUND BRASS CAP STAMPED "LS 1913" PER S/N 13788.
- S/N = SURVEY NUMBER
- PUE = EASEMENT FOR PUBLIC UTILITIES, STORM DRAINAGE, GAS, WATER, ELECTRIC, CABLE TELEVISION AND SANITARY SEWER CONSTRUCTION AND MAINTENANCE.
- PDE = PRIVATE STORM DRAIN EASEMENT

NOTE:

- 1.) LOTS 3 AND 4 ARE RESPONSIBLE FOR THE MAINTENANCE OF THE MINIMUM ACCESS STREET.
- 2.) THERE WILL BE NO PARKING ALLOWED ON THE MINIMUM ACCESS STREET.



REGISTERED
PROFESSIONAL
LAND SURVEYOR
David M. Minnecci
OREGON
JULY 28, 1988
DAVID M. MINNECI
2348
EXPIRES 12/31/08

I certify this plot to be an
exact photocopy of the original.
David Minnecci
SURVEYOR

BANDY ESTATES SUBDIVISION

Located in:
A Portion of Lot 2, MIDWAY SUBDIVISIONS
in the Northwest 1/4 of Section 13,
Township 37 South, Range 2 West, W.M.,
City of Medford, Jackson County, Oregon

*** DECLARATION ***

KNOW ALL MEN BY THESE PRESENTS THAT WE, MARY ELIZABETH BANDY AND MARVIN R. BANDY, ARE THE OWNERS IN FEE SIMPLE OF THE LANDS HEREON DESCRIBED, AND THAT WE HAVE SUBDIVIDED THE SAME INTO LOTS AS SHOWN HEREON, AND THE NUMBER OF EACH LOT AND THE COURSE AND LENGTH OF ALL LINES ARE PLAINLY SET FORTH, AND THAT THIS PLAT IS A CORRECT REPRESENTATION OF THE SUBDIVISION. WE HEREBY DEDICATE TO THE PUBLIC FOR PUBLIC USE THOSE EASEMENTS LABELED AS PUBLIC UTILITY EASEMENTS TOGETHER WITH THAT AREA PORTRAYED AND DESIGNATED FOR STREET PURPOSES. WE HEREBY CREATE FOR THE BENEFIT OF THE OWNERS, THEIR HEIRS AND ASSIGNS OF LOT 4, A MINIMUM ACCESS EASEMENT OVER AND ACROSS LOT 3; WE HEREBY CREATE FOR THE BENEFIT OF THE OWNERS, THEIR HEIRS AND ASSIGNS OF LOTS 1, 3 AND 4, A PRIVATE STORM DRAIN EASEMENT OVER AND ACROSS LOTS 2, 3 AND 4; WE HEREBY DESIGNATE SAID SUBDIVISION AS BANDY ESTATES SUBDIVISION.

IN WITNESS WHEREOF, SIGNED THIS THE 16 DAY OF Sept, 2001.

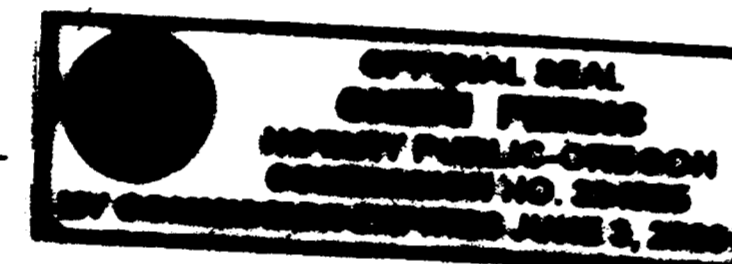
STATE OF OREGON)
COUNTY OF JACKSON) SS

Mary Elizabeth Bandy
MARY ELIZABETH BANDY

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 6th DAY OF SEPTEMBER, 2001 BY MARY ELIZABETH BANDY, KNOWN TO ME AS THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT AS HER VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND OFFICIAL SEAL.

Cheriferna
NOTARY



IN WITNESS WHEREOF, SIGNED THIS THE 16 DAY OF Sept, 2001.

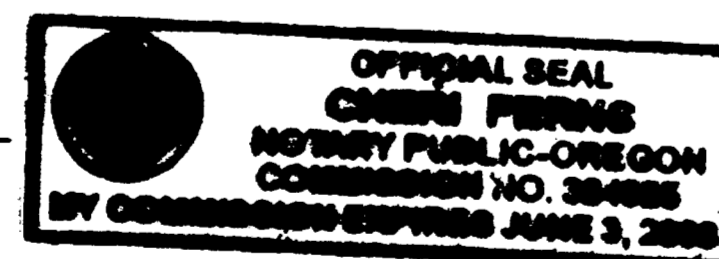
STATE OF OREGON)
COUNTY OF JACKSON) SS

Marvin R. Bandy
MARVIN R. BANDY

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 6th DAY OF SEPTEMBER, 2001 BY MARVIN R. BANDY, KNOWN TO ME AS THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT AS HIS VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND OFFICIAL SEAL.

Cheriferna
NOTARY



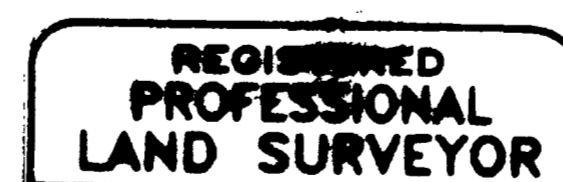
FOR ORDER OF THE COUNTY COURT APPROVING THIS PLAT SEE VOLUME _____, PAGE _____ OF COUNTY COMMISSIONERS JOURNAL OF PROCEEDINGS.

FILED FOR RECORD THIS 8 DAY OF November, 2001 AT 10:38 O'CLOCK A.M. AND RECORDED IN VOLUME 27 OF PLATS AT PAGE 56 OF RECORDS OF JACKSON COUNTY, OREGON.

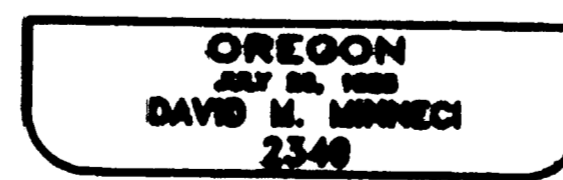
Kathleen S. Beckett
COUNTY CLERK

Subin Kelley
DEPUTY

I certify this plat to be an exact photocopy of the original.
David Minnici
SURVEYOR



David M. Minnici



EXPIRES 12/31/08

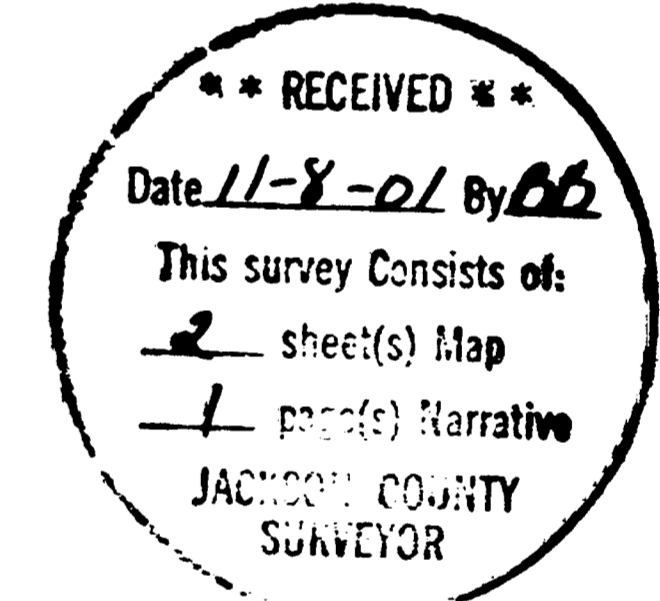
*** SURVEYOR'S CERTIFICATE ***

STATE OF OREGON)
COUNTY OF JACKSON) SS

I, DAVID M. MINNICI, A DULY REGISTERED PROFESSIONAL LAND SURVEYOR OF THE STATE OF OREGON, DO HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH THE PROPER MONUMENTS AS PROVIDED BY LAW THE TRACT OF LAND HEREON SHOWN AND THIS PLAT IS A CORRECT REPRESENTATION OF THE SAME, AND THE FOLLOWING IS AN ACCURATE DESCRIPTION OF THE BOUNDARY LINES:

COMMENCING AT THE INITIAL POINT OF MIDWAY SUBDIVISIONS, TOWNSHIP 37 SOUTH, RANGE 2 WEST, WILLAMETTE MERIDIAN, JACKSON COUNTY, OREGON, ACCORDING TO THE OFFICIAL PLAT THEREOF, NOW OF RECORD IN SAID JACKSON COUNTY; THENCE, ALONG THE NORTHEASTERLY RIGHT-OF-WAY LINE OF MERRIMAN ROAD, NORTH 28°42'33" WEST 191.60 FEET TO A 5/8" IRON PIN MARKING THE INITIAL POINT OF BEGINNING OF BANDY ESTATES SUBDIVISION; THENCE CONTINUE ALONG SAID NORTHEASTERLY LINE, NORTH 28°42'33" WEST 108.18 FEET TO THE SOUTHWESTERLY CORNER OF PARTITION PLAT P-81-1994, FILED FOR RECORD AUGUST 11, 1994 IN INDEX VOLUME 5, PAGE 81 OF THE RECORDS OF PARTITION PLATS IN JACKSON COUNTY, OREGON, AND FILED IN THE OFFICE OF THE COUNTY SURVEYOR AS NO. 14140; THENCE, ALONG THE SOUTHEASTERLY LINE OF SAID PARTITION AS FOLLOWS: NORTH 74°59'27" EAST 290.00 FEET; THENCE NORTH 88°09'54" EAST 45.82 FEET TO THE SOUTHEAST CORNER THEREOF; THENCE NORTH 88°52'00" EAST 8.08 FEET TO THE WESTERLY LINE OF PLEYER SUBDIVISION, ACCORDING TO THE OFFICIAL PLAT THEREOF, NOW OF RECORD IN SAID JACKSON COUNTY; THENCE, ALONG SAID WESTERLY LINE AND ITS SOUTHERLY PROLONGATION, SOUTH 09°00'00" EAST 174.26 FEET; THENCE NORTH 88°45'33" WEST 308.29 FEET TO THE INITIAL POINT OF BEGINNING.

David M. Minnici
SURVEYOR



*** APPROVALS ***

MEDFORD CITY PLANNING:

EXAMINED AND APPROVED THIS 30 DAY OF October, 2001.

Pat O. Lott
PLANNING DIRECTOR

EXAMINED AND APPROVED THIS 12th DAY OF September, 2001.

Lawrence Beckner CITY ENGINEER
Paul DeLuise CITY SURVEYOR

EXAMINED AND APPROVED AS REQUIRED BY O.R.S. 92.100 THIS 1st DAY OF November, 2001.

John DeWitt
ASSESSOR, DEPARTMENT OF ASSESSMENT

ALL TAXES, FEES, ASSESSMENTS OR OTHER CHARGES AS REQUIRED BY O.R.S. 92.095 HAVE BEEN PAID AS OF THIS 1 DAY OF Nov, 2001.

Ann Spaulley Deputy
TAX COLLECTOR